

**HIGHLAND, ILLINOIS  
MINUTES OF REGULAR SESSION  
INDUSTRIAL DEVELOPMENT COMMISSION  
CITY HALL, 1115 BROADWAY  
WEDNESDAY, SEPTEMBER 3, 2014  
12:00 PM**

**Call to Order**

The meeting of the Industrial Development Commission was called to order at 12:06 PM by Vice-Chairman Jon Greve.

**Roll Call**

Members present: Vice-Chairman Jon Greve, Diane Korte-Lindsey and Ryan Goodwin. Members absent: Darell Bellm, Eric Rehkemper, and Ex-Officio Member Jami Jansen. Also present: City Manager Mark Latham, Economic Development and Marketing Coordinator Lisa Peck, SIU-E Intern Mallard Hubbard, and Recording Secretary Lana Hediger.

**Approval of Minutes**

Ryan made a motion to approve the minutes of the August 6, 2014 Regular Session meeting of the Industrial Development Commission; seconded by Diane. All members voted aye; none voted no; the motion carried.

**Reports:**

**Treasurer's Report – Ryan Goodwin**

Ryan handed out copies of the bank statement as of August 31, 2014. The balance at the end of July was \$13,886.33. There was a deposit of \$689.43 and \$0.34 interest was paid; making the ending balance \$14,576.10. Diane made a motion to accept the treasurer's report; the motion was seconded by Ryan. All members voted aye; none voted no. The motion carried.

**Update on other job inquiries – Mark Latham**

Mark reported that he and Lisa have been meeting with Gateway Cylinders. They will be making close to a \$1 million improvement. Lisa and Mark will be meeting with IMEA to work on a rate for power. Mark commended Lisa for working with the county and the state to get them some additional money for job training since their employees have to be certified by the state to test and refill cylinders. There may be some other assistance from the state if they can reach the \$1 million mark in improvements. Due to the fact that they also have sites in Missouri, there may be some out-of-state assistance available to them as well. Mark added that theirs will be the only site in America that will be able to scan labels on tanks so that you know the history of the tank. The improvement will include a new prefabricated building on their current site.

The meeting scheduled with Agrichel was cancelled. It is rescheduled for October 13.

Mark and Lisa met with Representative Charlie Meier regarding data center development. They provided him with sample legislation from Texas and Nebraska. He

is very interested in doing whatever he can to help with this. He will have his staff write something up that he can then sponsor.

Pete Korte is renovating the former 4-5-6 building. They have taken out an application for incentives but have not returned it yet.

Jon asked if there is anything going on with the Wick's building. Lisa still thinks it would make an ideal business incubator but indicated that it is on the back burner for now.

Jon asked about the Ruler Foods store. Lisa handed out the press release issued by Glik's.

Mark indicated that he has the final plans for the road the lake and the infrastructure for the public safety facility property. Mark is hoping to have the notice of municipal letting approved by council at the next council meeting for construction of all but the actual road surface. He is hoping that it will spur some more development at that site.

Jon asked how the Iberg extension project was going. Mark indicated that they poured the intersection of the new road and Trestle Road yesterday. Mark indicated that they are on target to reopen Trestle Road on the 23<sup>rd</sup> or 24<sup>th</sup>.

#### **Update on Highland Communication Services – Mark Latham**

Mark reported that we now have 1476 customers. Things are slowing a bit with only 36 new customers signing up this last month. The financials haven't been prepared yet, but Mark believes the revenue billed for August will be around \$140,000. Fiber is being installed in the Willow Creek area now and Dan Cook has estimated that they will be done with services available there by the end of the year.

#### **Update on HEP Business Plan Competition – Lisa Peck**

Ryan asked if the sponsorships for the entrepreneurship program will be expected to continue, or if they would be replaced by the sponsorships for the business plan competition. Lisa doesn't believe that there are costs associated with the entrepreneurship program any longer. She reported that currently she has \$13,750 committed in prize money for the business plan competition. She would like to have \$25,000. She has asked out for \$12,000. She believes she will be able to leverage the press if she can reach the \$25,000 mark. RETKO Group is donating \$6,700 of class A office space. The city will be giving internet services totaling \$10,917. Ryan asked if the winners would be required to join the Chamber of Commerce. Lisa isn't sure if that would be possible as they are already being required to operate in Highland for one year but with only six months of free office space. They will be using their prize money to pay utilities and rent. Lisa indicated that the competition will first be announced at the Broadband Summit in St. Louis on September 11.

Lisa handed out photos of the San Gabriel site and the site of the former Koch Cleaners as they look today. She reported that as of this morning, the main portion of the structure is under roof and they are working on the side portion now. The Koch Cleaners demolition is complete and the site is now level.

**Update on meetings with institutions of higher learning – Lisa Peck**

Lisa reported that there really isn't anything new to report. We have information that Lindenwood is still interested in Highland but there isn't anything happening with this right now.

**Update on Highland Entrepreneurship Program – Lisa Peck**

Lisa reported that Cornfed Cooperative, which is an IT services business (Kevin Limestall's son), has been set up with mentors and they have all been sent a meeting request. Otherwise, everything else in the program is status quo.

Diane brought Lisa a list of the available commercial real estate in Highland, listed with residential brokers. She e-mailed the long form of the listings to Lana.

**Next Meeting:**

The date of the next meeting of the Industrial Development Commission is scheduled for Wednesday, October 1, 2014.

**Adjournment**

Diane made a motion to adjourn; seconded by Jon. Both members voted aye; none voted no. The motion carried and the meeting adjourned at 12:35 PM.